

## PROPERTY LISTING



### 945 ST. JAMES AVENUE, SPRINGFIELD, MA 01104

<b>List Price:</b>	\$109,900
<b>Type:</b>	Single Family
<b>Type of Single-Family:</b>	Detached
<b>Style:</b>	Cape
<b>Status:</b>	Active
<b>Acres:</b>	0.12
<b>Lot Size:</b>	5,097
<b>Basement:</b>	Yes
<b>Rooms:</b>	5
<b>Beds:</b>	3
<b>Baths:</b>	1
<b>Half Baths:</b>	1
<b>Master Bath:</b>	Unknown
<b>Fire Places:</b>	0
<b>Garage Parking:</b>	Detached
<b>Garage Spaces:</b>	2
<b>Year Built:</b>	1925~
<b>Year Round:</b>	Yes
<b>Approx. GLA:</b>	1,261
<b>MLS#:</b>	71925379

**Description:** Great Cape-Cod home in beautiful updated condition. This 3 bedroom, 1.5 bath home boasts a newly renovated eat-in kitchen with hard wood flooring and gorgeous counters. There is a half bath conveniently located off the kitchen as well as a foyer area. The living room is very spacious with bamboo flooring throughout. Upstairs you will find all bedrooms have all new carpeting and cathedral ceilings. The full bath upstairs is newly remolded with tile flooring. Enjoy great outdoor living space with a full deck on both the first level and second level of the home. Replacement windows throughout, 200 amp electrical, and a large 2-car detached garage, are some of the great features you will love. This home has been upgraded, very well maintained, and ready for you to call it home! Schedule a showing today!

INTERIOR	EXTERIOR	TAX
<b>Basement:</b> Yes	<b>Acres:</b> 0.12	<b>Assessed Price:</b> \$104,100
<b>Description:</b> Full	<b>Lot Size:</b> 5,097	<b>Taxes:</b> \$2,048
<b>Cooling:</b> None	<b>Lot Description:</b> Corner, Paved Drive	<b>Tax Year:</b> 2015
<b>Heating:</b> Forced Air, Gas	<b>Foundation:</b> Concrete Block	<b>Book/Page:</b> 15282/35
<b>Flooring:</b> Tile, Wall to Wall Carpet, Hardwood	<b>Garage Parking:</b> Detached	<b>Homeowner's Assoc.:</b> Unknown
<b>Electrical:</b> 200 Amps	<b>Garage Spaces:</b> 2	<b>Homeowners Assoc. Required:</b> Unknown
<b>Fire Places:</b> 0	<b>Parking Features:</b> Off-Street	<b>Warranty Available:</b> Unknown
<b>Hot Water:</b> Natural Gas	<b>Parking Spaces:</b> 2	<b>Lender Owned:</b> Unknown
<b>Energy:</b> Insulated Windows	<b>Road Type:</b> Public	<b>Short Sale Lender Approval:</b> No
<b>Lead Paint:</b> Unknown	<b>Color:</b> Yellow	
<b>UFFI:</b> Unknown	<b>Roof Material:</b> Asphalt/Fiberglass Shingles	
	<b>Exterior:</b> Vinyl	
	<b>Sewer:</b> City/Town Sewer	
	<b>Water:</b> City/Town Water	

### ADDITIONAL

<b>Exterior Features:</b>	Covered Patio/Deck, Balcony
<b>Appliances:</b>	Range, Vent Hood

### ROOMS

Room	Level	Features	Dimensions
Master Bedroom	2	Ceiling - Cathedral, Flooring - Wall to Wall Carpet	
Bedroom 2	2	Ceiling - Cathedral, Flooring - Wall to Wall Carpet	
Bedroom 3	2	Ceiling - Cathedral, Flooring - Wall to Wall Carpet	
Bathroom 1	1	Bathroom - Half	
Bathroom 2	2	Bathroom - Full, Flooring - Stone/Ceramic Tile	
Kitchen	1	Flooring - Hardwood, Dining Area	
Living Room	1	Flooring - Hardwood	

### PHOTOS









***Agent Information***

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